

**MINUTES OF THE REGULAR MEETING OF THE COUNCIL OF THE CITY OF
TULSA, OKLAHOMA,**

scheduled for Wednesday, June 21, 2023, at 5:00 P.M in the City Council Chamber, One Technology Center, 175 E. 2nd St., Second Floor, Tulsa, OK, to transact all business as set out in Notice and Agenda posted in the Office of City Clerk, Room 260, One Technology Center, 175 E. 2nd St., Second Floor, Tulsa, OK on Friday, June 16, 2023, at 4:24 P.M.

An addendum was posted on Tuesday, June 20, 2023, at 1:41 P.M.

CALL TO ORDER

Chair Patrick called the meeting to order at 5:12 P.M.

ROLL CALL:

Hall-Harper	Present	Bengel	Present
Cue	Present	Decter Wright	Present
Patrick	Present	Lakin	Present
Bellis	Present	Fowler	Present
Miller	Present		
	Present:	9	
	Absent:	0	

STAFF PRESENT

Jack Blair, City Attorney
Lori Doring, Secretary to the Council
Brandon Worley, Council Staff

1. RECEIPT & FILING OF MINUTES

- a. No items this week.

2. APPOINTMENTS & REAPPOINTMENTS

2. a was read and voted on separately.

Councilor Cue recused at 5:12 P.M.

- a. Jeannie Cue – Reappointment to the Tulsa Authority for Economic Opportunity; term expires June 30, 2026. (Attended 5/9 meetings.) (CD-2) [PW 6/14/23; CC 6/21/23] 23-505-1

Public Comments:
John Huffines – 2.a.

Councilor Lakin moved to approve 2.a. Councilor Decter Wright seconded the motion.

ROLL CALL:

Hall-Harper	Yea	Bengel	Yea
Cue	Absent	Decter Wright	Yea
Patrick	Yea	Lakin	Yea
Bellis	Yea	Fowler	Yea
Miller	Yea		

Yeas: 8 Nays: 0 Absent: 1 Abstentions: 0

Motion carried.

Councilor Cue returned at 5:13 P.M.

- b. Eugene Brierly – Reappointment to the Board of Appeals; term expires June 30, 2026. (CD-8) [UED 6/7/23; UED 6/14/23; CC 6/21/23] 23-481-2
- c. Thomas William Wallace – Reappointment to the Board of Appeals; term expires June 30, 2026. (Attended 2/3 meetings) (CD-4) [UED 6/14/23; CC 6/21/23] 23-504-1
- d. Steven Mitchell – Reappointment to the Tulsa Development Authority; term expires July 31, 2025. (Attended 5/9 meetings.) (CD-9) [UED 5/24/23; PW 6/14/23; CC 6/21/23] 23-417-2

Public Comments:
John Huffines – 2.b – 2.d.

Councilor Lakin moved to approve 2.b – 2.d. Councilor Decter Wright seconded the motion.

ROLL CALL:

Hall-Harper	Yea	Bengel	Yea
Cue	Yea	Decter Wright	Yea
Patrick	Yea	Lakin	Yea
Bellis	Yea	Fowler	Yea
Miller	Yea		
Yeas: 9	Nays: 0	Absent: 0	Abstentions: 0

Motion carried.

3. PUBLIC HEARINGS

- a. No items this week.

4. MAYOR’S ITEMS

- a. Mayor's report on community events, briefing on City activities, City efforts, and new business.

There was no report.

- b. Consideration and possible approval, adoption, denial, amendment or revision of a Resolution authorizing Condemnation of property owned by Brass Investor's Group, Inc. located at 20536 E. Admiral Pl. (outside City limits), for a waterline easement due to a water quality issue. Project No. TMUA-W 23-06. (Unplatted) **(Emergency Clause)** [PW 6/14/23; CC 6/21/23] 23-486-2
- c. Consideration and possible approval, adoption, denial, amendment or revision of a Donation from George Kaiser Family Foundation of scholarships to City of Tulsa for twenty (20) Scholarship Applicants to attend summer Day Camp for nine (9) weeks in the amount of four thousand, five hundred dollars (\$4,500.00). [CC 6/21/23] 23-519-1
- d. Consideration and possible approval, adoption, denial, amendment or revision of a Special Event Application: Tulsa LGBTQ+ Pride Parade scheduled for June 24, 2023, starting at 1300 S. Boston Ave. (CD-4) [CC 6/21/23] 23-521-1
- e. Consideration and possible approval, adoption, denial, amendment or revision of a Special Event Application: Tulsa LGBTQ+ Pride 5K Rainbow Run scheduled for June 23, 2023, starting at 400 S. Frankfort Ave. (CD-4) [CC 6/21/23] 23-522-1

- f. Consideration and possible approval, adoption, denial, amendment or revision of a Special Event Application: Tulsa LGBTQ+ Pride Festival 2023 scheduled for June 23-24, 2023, starting at 621 E. 4th St., Dennis R. Neill Equality Center. (CD-4) [CC 6/21/23] 23-523-1
- g. Consideration and possible approval, adoption, denial, amendment or revision of a Special Event Application: March for Jesus scheduled for June 24, 2023, starting at 12150 E. 11th St. (CD-3) [CC 6/21/23] 23-524-1

Public Comments:
Dorothy Ballard – 4.d, 4.e, 4.f.
Cody Elkin – 4.d.
John Huffines – 4.g.

Councilor Lakin moved to approve 4.b – 4.g, with the emergency clause on 4.b.
Councilor Decter Wright seconded the motion.

ROLL CALL:

Hall-Harper	Yea	Bengel	Yea
Cue	Yea	Decter Wright	Yea
Patrick	Yea	Lakin	Yea
Bellis	Yea	Fowler	Yea
Miller	Yea		
Yeas: 9	Nays: 0	Absent: 0	Abstentions: 0

Motion carried.

5. AUTHORITIES, BOARDS & COMMISSIONS

5.f was read and voted on separately.

- a. Consideration and possible approval, adoption, denial, amendment or revision of Rezoning Application Z-7697 from CH, OL, NIO, HNO to RS-4, NIO, HNO for property located at the SW/c of W. Pine St. and N. Main St. requested by Blas Gaytan. (Property owner: Blas Gaytan) (CD-1) (TMAPC voted 9-0-0 to recommend **APPROVAL** of RS-4, NIO, HNO zoning.) [UED 6/14/23; CC 6/21/23; CC 6/28/23] 23-497-2
- b. Consideration and possible approval, adoption, denial, amendment or revision of Rezoning Application Z-7711 from OM to CG for property located east of the SE/c of S. Memorial Dr. and E. 21st St. S. requested by Carlos Hinojosa. (Property owner: Janice C. Sharp Revocable Trust) (CD-5) (TMAPC voted 9-0-0 to recommend **APPROVAL** of CG zoning.) [UED 6/14/23; CC 6/21/23; CC 6/28/23] 23-498-2
- c. Consideration and possible approval, adoption, denial, amendment or revision of Rezoning Application Z-7712 from RS-4 to RM-0 with an Optional Development Plan for property located at the NE/c of Martin Luther King, Jr. Blvd. and E. Reading St. requested by Mike Thedford. (Property owner: Habitat Housing, Inc.) (CD-1) (TMAPC voted 9-0-0 to recommend **APPROVAL** of RM-0 zoning with an Optional Development Plan.) [UED 6/14/23; CC 6/21/23; CC 6/28/23] 23-499-2
- d. Consideration and possible approval, adoption, denial, amendment or revision of Rezoning Application Z-7708 from OL, CG, and RS-3 to CG for property located at the SE/c of E. Apache St. and N. Yale Ave. requested by Deborah Palinskee. (Property owner: Tulsa Commerce Center, LLC) (CD-3) (TMAPC voted 9-0-0 to recommend **APPROVAL** of CG zoning.) [UED 5/24/23; CC 6/7/23; UED 6/21/23; CC 6/21/23; CC 6/28/23] 23-413-2

Public Comments:
James Alexander, Jr. – 5.a, 5.c.
Bernice Alexander – 5.a, 5.c.

Councilor Lakin moved to approve 5.a – 5.d. Councilor Decter Wright seconded the motion.

ROLL CALL:

Hall-Harper	Yea	Bengel	Yea
Cue	Yea	Decter Wright	Yea
Patrick	Yea	Lakin	Yea
Bellis	Yea	Fowler	Yea
Miller	Yea		

Yeas: 9 Nays: 0 Absent: 0 Abstentions: 0

Motion carried.

- e. **PULLED:** Consideration and possible approval, adoption, denial, amendment or revision of Rezoning Application Z-7698 from RS-3 to RM-2 for property located east of the SE/c of S. Harvard Ave. and E. 15th St. S. requested by Blas Gaytan. (Property owner: Blas Gaytan) (CD-4) (TMAPC voted 7-2-0 to recommend **APPROVAL** of RM-2 zoning.) [UED 6/7/23; CC 6/14/23; UED 6/21/23; CC 6/21/23; CC 6/28/23] 23-441-5
- f. Consideration and possible approval or denial of the reconsideration of the denial of Rezoning Application Z-7699 from OL to CS for property located at the SW/c of E. 4th Pl. S. and S. Yale Ave. requested by JKR Properties. (Property Owner: JKR Properties) (CD-4) (TMAPC voted 5-4-0 to recommend **APPROVAL** of CS zoning.) (*Note: The Council denied the application on June 14, 2023.*) [UED 6/7/23; CC 6/14/23; UED 6/21/23; CC 6/21/23] 23-527-2

There was Council discussion.

Jamesha Ross, the applicant, addressed the Council.

Councilor Bengel moved to approve the reconsideration of the denial of Rezoning Application Z-7699 and bring Rezoning Application Z-7699 back to the City Council meeting on Wednesday, July 19, 2023, for consideration. Councilor Bellis seconded the motion.

ROLL CALL:

Hall-Harper	Yea	Bengel	Yea
Cue	Yea	Decter Wright	Yea
Patrick	Nay	Lakin	Yea
Bellis	Yea	Fowler	Yea
Miller	Yea		

Yeas: 8 Nays: 1 Absent: 0 Abstentions: 0

Motion carried.

6. ORDINANCES - FIRST READING

- a. Consideration and possible approval, adoption, denial, amendment or revision of Ordinance naming Increment District "F" in the First Amended Downtown Area Economic Development Project Plan as Increment District Number 22, City of Tulsa, and establishing the date for the creation thereof; ratifying and confirming the actions, recommendations and findings of the Review Committee and the Tulsa Metropolitan Area Planning Commission with regard to Increment District

“F”; ratifying and confirming the action of the City of Tulsa in enacting Ordinance No. 23832 that approved and adopted the Downtown Area Economic Development Project Plan, established the Project Area, and established Increment District “F”; ratifying and confirming the action of the City of Tulsa in enacting Ordinance No. 24274 that approved and adopted the First Amended Downtown Area Economic Development Project Plan; ratifying and confirming the City of Tulsa and the Tulsa Authority For Economic Opportunity (as the successor to the Tulsa Industrial Authority) as the entities authorized to carry out and administer the First Amended Downtown Area Economic Development Project Plan, including administration of the Tax Apportionment Fund and the use of increment revenues for the payment of certain project costs; and directing continuing apportionment; providing for severability. [UED 6/21/23; CC 6/21/23; CC 6/28/23] 23-517-2

- b. Consideration and possible approval, adoption, denial, amendment or revision of an Ordinance amending Title 6, Tulsa Revised Ordinances, titled, “Finance Department”, Chapter 2, “Budget” by adding Section 206, “Economic Development Incentive Policy”, defining the scope of the new section as funds derived by sales tax ordinances and offered to third parties with some exceptions; requiring the city to adopt an economic development incentive policy by resolution; providing for severability; and providing for repeal of conflicting ordinances. (Lakin) [UED 6/21/23; CC 6/21/23; CC 6/28/23] 23-518-2

Without objection, items 6.a – 6.b were forwarded to the next Council meeting.

7. ORDINANCES - SECOND READING

7.e and 7.f were read separately.

- a. Consideration and possible approval, adoption, denial, amendment or revision of an Ordinance amending the fiscal year 2022-2023 budget to make supplemental appropriations of thirty-eight dollars and fifty-eight cents (\$38.58) from a grant match to be received from the General Fund within the Services For Trafficking Victims SubFund, and to transfer unencumbered and unexpended appropriation balances of thirty-eight dollars and fifty-eight cents (\$38.58) between departments and account groups within the General Fund and to transfer unencumbered and unexpended appropriation balances of fifteen thousand, five hundred thirty-five dollars and fifty cents (\$15,535.50) between account groups within the Services for Trafficking Victims SubFund. (2022 Human Trafficking Grant) [UED 6/14/23; CC 6/14/23; CC 6/21/23] 23-488-2
- b. Consideration and possible approval, adoption, denial, amendment or revision of an Ordinance amending the fiscal year 2022-2023 budget to transfer unencumbered and unexpended appropriation balances of one million, three hundred ninety thousand, three hundred dollars and thirty-one cents (\$1,390,300.31) between projects within the Tulsa Metropolitan Utility Authority (TMUA) Water Capital Projects SubFund. (Raw Water Flowline Repairs - Oologah Project) [UED 6/14/23; CC 6/14/23; CC 6/21/23] 23-489-2
- c. Consideration and possible approval, adoption, denial, amendment or revision of an Ordinance amending the fiscal year 2022-2023 budget to make supplemental appropriations of seven million, six hundred forty-seven thousand, one hundred twenty-three dollars (\$7,647,123.00) from unassigned fund balance within the General Fund, the E-911 Operating Fund, the EMSA Utility Fund, the Technology Fee Assessment Fund, the Public Safety Sales Tax Fund, the Equipment Management Service Fund, the Tulsa Public Facilities Authority (TPFA) One Technology Center (OTC) Building Operation Fund, the Stormwater Enterprise Fund, the TARE Refuse Operating Fund, the TMUA Water Operating Fund, and the TMUA Sewer Operating Fund; and to transfer unencumbered and unexpended appropriations of one million, four hundred ninety-six thousand dollars (\$1,496,000.00) between departments and account groups within the General Fund, the TPFA OTC Building Operation Fund, and the TMUA Water

Operating Fund. (Year End FY 2022-2023) [UED 6/14/23; CC 6/14/23; CC 6/21/23] 23-490-2

- d. Consideration and possible approval, adoption, denial, amendment or revision of an Ordinance adopting the Thirtieth Supplement to the Seventh Revision of the Tulsa Revised Ordinances, codifying ordinances enacted between April 1, 2022, and September 30, 2022; providing certain exceptions for ordinances excluded; providing for the repeal of certain ordinances; protecting preexisting rights; providing for copies to be deposited with the city clerk; providing for distribution of copies to city departments and others; providing for the sale of copies. **(Emergency Clause)** [PW 6/14/23; CC 6/14/23; CC 6/21/23] 23-492-2

Councilor Lakin moved to approve 7.a – 7.d, with the emergency clause on 7.d. Councilor Decter Wright seconded the motion.

ROLL CALL:

Hall-Harper	Yea	Bengel	Yea
Cue	Yea	Decter Wright	Yea
Patrick	Yea	Lakin	Yea
Bellis	Yea	Fowler	Yea
Miller	Yea		

Yeas: 9 Nays: 0 Absent: 0 Abstentions: 0

Motion carried.

- e. Consideration and possible approval, adoption, denial, amendment or revision of an Ordinance amending Title 35, Tulsa Revised Ordinances, titled "Infrastructure Development", Chapter 8, "Infrastructure Development Advisory Board", changing the title of Chapter 8 to "Infrastructure and Development Advisory Board"; changing the name of the board and everywhere it appears in the Ordinance to "Infrastructure and Development Advisory Board", modifying the membership of the board; changing the title of the director to "Director of Development Services", clarifying a quorum to be a majority of current members. **(Emergency Clause)** [PW 5/17/23; CC 5/17/23; CC 5/24/23; PW 6/7/23; CC 6/7/23; PW 6/14/23; CC 6/21/23] 23-371-6

Public Comments:
Curtis Chambers – 7.e.
John Smaligo – 7.e.
Dustin Phelan – 7.e.

There was Council discussion.

Councilor Cue left the meeting at 6:20 P.M. and returned at 6:21 P.M.

Councilor Bellis left the meeting at 6:45 P.M. and returned at 6:47 P.M.

Councilor Miller moved to approve 7.e. Councilor Lakin seconded the motion.

ROLL CALL:

Hall-Harper	Abstain	Bengel	Yea
Cue	Yea	Decter Wright	Yea
Patrick	Yea	Lakin	Yea
Bellis	Yea	Fowler	Abstain
Miller	Yea		

Yeas: 7 Nays: 0 Absent: 0 Abstentions: 2

Motion carried.

Councilor Decter Wright moved to approve the emergency clause on 7.e.
Councilor Bellis seconded the motion.

ROLL CALL:

Hall-Harper	Yea	Bengel	Yea
Cue	Yea	Decter Wright	Yea
Patrick	Yea	Lakin	Yea
Bellis	Yea	Fowler	Yea
Miller	Yea		

Yeas: 9 Nays: 0 Absent: 0 Abstentions: 0

Motion carried.

- f. **ADDENDUM:** Consideration and possible approval or denial of the reconsideration of the approval of Ordinance 25063, adopting the annual budget of the City of Tulsa for Fiscal Year 2023-2024. *(Note: The Council approved the proposed City of Tulsa FY 2023-2024 Budget on June 14, 2023.)* (Miller) [CC 6/21/23]

The annual budget of the City of Tulsa for Fiscal Year 2023-2024 was already in effect; therefore, it was unable to be reconsidered.

Councilor Miller stated that in order to not raise utility rates, he previously intended to vote “no” on June 14, 2023, to adopt the annual budget of the City of Tulsa for Fiscal Year 2023-2024.

- g. **PULLED: ADDENDUM:** Consideration and possible approval, adoption, denial, amendment or revision of an Ordinance adopting the annual budget of the City of Tulsa for Fiscal Year 2023-2024. (Public Hearings: 5/17/23; 5/24/23) [BUD/SP 6/7/23; CC 6/7/23; CC 6/14/23; CC 6/21/23]

8. COUNCIL ITEMS

- a. Councilors’ announcements and reports on current community events, activities, efforts, and concerns. Other than announcements and reports, no discussion will ensue.

Councilor Bellis wanted to make everyone aware of resources for food security and resources available at the Tulsa Pride Festival. Councilor Cue announced that the District 2 Cleanup at Bales Park on June 24, 2023, has been postponed due to ongoing storm cleanup. Councilor Patrick invited everyone to the Tulsa Pride weekend.

9. NEW BUSINESS

- a. No items this week.

10. HEARING OF APPEALS

- a. No items this week.

11. HEARING OF PUBLIC COMMENTS

- a. No items this week.

12. **ADJOURNMENT**

- a. Adjournment.

Chair Patrick adjourned the meeting at 7:09 P.M.

Crista Patrick, Chair of the Council

Lori Doring, Secretary to the Council